

ORDINANCE NO. 13-20

**AN ORDINANCE PROVIDING FOR
THE REZONING OF CERTAIN PROPERTY
110 YORDY ROAD**

WHEREAS, Henry Getz, hereinafter referred to as "Petitioner," has heretofore requested the rezoning of certain property hereinafter described in this ordinance; and

WHEREAS, the Petitioner has requested that the property hereinafter described be rezoned from B-2, General Business District, to R-4, Multi-Family and Planned Residential Development District; and

WHEREAS, the Petitioner has given due notice to all interested parties; and notice of a public hearing was duly published according to law on October 11, 2013, in the Journal Star; and

WHEREAS, pursuant to notice duly published according to law, the Morton Plan Commission held a public hearing at 7:00 p.m. on October 28, 2013, and subsequent to said hearing duly transmitted its recommendations to the Board of Trustees of the Village of Morton recommending the rezoning of said property.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF MORTON, Tazewell County, Illinois, that the property described in Exhibit A, which is attached, is hereby rezoned from B-2, General Business District, to R-4, Multi-Family and Planned Residential Development District:

BE IT FURTHER ORDAINED that this ordinance shall be in full force and effect upon its passage and approval.

PASSED AND APPROVED at a regular meeting of the President and Board of Trustees of the Village of Morton this _____ day of _____, 2013; and upon roll call the vote was as follows:

AYES:

NAYS:

ABSENT:

ABSTAINING:

APPROVED this _____ day of _____, 2013

President

ATTEST:

Village Clerk

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Exhibit A

Lot S of a part of the Southwest Quarter of Section 29, Township 25 North, Range 1 West of the Third Principal Meridian according to a Plat of Survey, thereof, dated May 7, 1979 and recorded May 21, 1979, as Document No. 644473, at Plat Book CC, pages 234 and 235, Tazewell County Records; situated in the County of Tazewell in the State of Illinois, EXCEPTING THEREFROM Plat of Survey of Sublot "S-1", being a subdivision of part of the Southwest Quarter of Section 29, Township 25 North, Range 3 West of the Third Principal Meridian, in the Village of Morton in Tazewell County in the State of Illinois, plat recorded in the Tazewell County Recorder of Deeds Office at Plat Book "CC," page 272, AND FURTHER EXCEPTING THEREFROM any dedications for highway purposes; situated in the County of Tazewell in the State of Illinois

(commonly known as vacant land);

ALTERNATELY DESCRIBED AS:

A part of the Southwest Quarter of Section 29, Township 25 North, Range 3 West of the Third Principal Meridian, more particularly described as follows: Starting at the Southeast corner of Tract I, a parcel of land described in the Warranty Deed recorded on page 151 of Vol 1168, in the Tazewell County Recorder's Office and running thence South $0^{\circ}15'14''$ East along an extension of the East line of said Tract I, a distance of 27 feet to the Point of Beginning, from the Point of Beginning, running, thence South $26^{\circ}12'13''$ East, a distance of 295.30 feet more or less to the Northerly line of the Commonwealth Edison Company's Power Transmission Corridor (also known as "SUPERPOWER COMPANY" overhead right-of-way) and is recorded on Page 370, Book 261 in the Tazewell County Recorder's Office thence South $63^{\circ}47'47''$ West along the said Northerly right-of-way line, a distance of 842.38 feet more or less to a point on the East right-of-way line of South Main Street; thence North $04^{\circ}04'02''$ East along said Easterly right-of-way line, a distance of 138.72 feet; thence North $11^{\circ}09'18''$ East continuing along the said Easterly right-of-way line, a distance of 465.49 feet; thence North $88^{\circ}22'58''$ East, a distance of 467.46 feet; thence North $63^{\circ}47'47''$ East, a distance of 64.92 feet to the Point of Beginning. Said parcel being described as Lot "S" on undated plat prepared by Goffinet Engineering Co., Inc.

EXCEPTING THEREFROM a Tract described as follows: A part of Lot "S" in the Southwest Quarter of Section 29, Township 25 North, Range 3 West of the Third Principal Meridian, as shown on Plat of Survey by Sylvan Goffinet dated March 2, 1979, and recorded in Plat Book "CC" on page 234 in the Tazewell County Recorder of Deeds Office, and more particularly described as follows: Beginning at the Northwest Corner of said Lot "S" and running thence Easterly along the North line of said Lot "S", said North line also being the South right-of-way line of Yordy Road, a distance of 180.00 feet; thence Southerly along a line deflected 90° to the right from a prolongation of the preceding course, a distance of 165.79 feet; thence Westerly along a line deflected 90° to the right from a prolongation of the preceding course 217.58 feet to the West line of said Lot "S", said West line also being the East right-of-way line of South Main Street; thence Northeasterly along the said West line a distance of 170.00 feet to the place of beginning situated in the Village of Morton

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ALSO EXCEPTING THEREFROM that part taken by the State of Illinois Department of Transportation for highway purposes described as follows: A part of the Southwest Quarter of Section 29, Township 25 North, Range 3 West, of the Third Principal Meridian, commencing at the Southwest corner of Section 29, Township 25 North, Range 3 West of the Third Principal Meridian, said point being 98.26 feet normally distant Westerly of station 141+37.54 on the proposed centerline of FAP route 406; thence North 87°42'12" East along the South line of the Southwest Quarter of Section 29, a distance of 381.35 feet to a point on the proposed centerline of Main Street extended; thence North 10°33'29" East along said centerline of Main Street extended, a distance of 692.23 feet to a point; thence South 79°26'31" East, a distance of 56.88 feet to a point on the existing Easterly right-of-way line of Main Street, said point being 56.88 feet normally distance Easterly of station 131+35.01 on the proposed centerline of Main Street extended, said point also being the Point of Beginning for the Tract to be described; thence North 3°25'58" East, a distance of 136.06 feet to a point 40.00 feet normally distant Easterly of station 130+00.00 on the proposed centerline of Main Street; thence North 10°33'29" East, a distance of 297.11 feet to a point 40.00 feet normally distance Easterly of station 127+02.89 on said proposed centerline of Main Street, the 2 calls being along the existing Easterly right-of-way line of Main Street and Route 121; thence South 67°21'21" East, a distance of 224.99 feet to a point 260.00 feet normally distant Easterly of said proposed centerline of Main Street; thence South 10°33'29" West, a distance of 230.60 feet to a point 260.00 feet normally distant Easterly of station 129+80.60 on said proposed centerline of Main Street; thence South 63°19'05" West, a distance of 255.15 feet to the Point of Beginning, said Tract containing 73,063 square feet, more or less, or 1.677 acres, situated in County of Tazewell, in the State of Illinois; (collectively referred to as the "Premises");

said real estate comprising of 4 acres more or less.